

**PARRISH PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

October 18, 2019 Minutes of Special Organizational Meeting

Minutes of the Special Organizational Meeting

The Special Organizational Meeting of the Board of Supervisors for the Parrish Plantation Community Development District was held on **Friday, October 18, 2019 at 2:00 p.m.** at The Palmetto Library located at 923 6th St. West, Palmetto, Florida 34221.

1. CALL TO ORDER

Debby Nussel called the Special Organizational Meeting of the Board of Supervisors of the Parrish Plantation Community Development District to order on **Friday, October 18, 2019 at 2:02 p.m.**

Board Members Present and Constituting a Quorum:

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| Bruce Danielson | Supervisor |
| Eric Davidson | Supervisor |
| Royce Haddad, Jr. | Supervisor |

Staff Members Present:

| | | |
|---------------|--|-------------------------|
| Debby Nussel | District Manager, Meritus | |
| John Vericker | District Counsel, Straley Robin Vericker | <i>via speakerphone</i> |
| David Jae | Lennar | <i>via speakerphone</i> |
| Mike Williams | Akerman, LLP | <i>via speakerphone</i> |

There were no members of the general public in attendance.

2. PUBLIC COMMENT PERIOD

There were no public comments.

3. ADMINISTER OATHS OF OFFICE TO BOARD ASSIGNED IN PETITION

Mrs. Nussel stated that she had led Bruce Danielson, Eric Davidson, and Royce Haddad, Jr. in reciting the Oath of Office. Royce Haddad, Sr. and Kendra Neter had declined the position for the Board of Supervisors.

43 **4. SEAT NEW BOARD MEMBERS**

44 **A. Overview of Forms, Sunshine Amendment, Code of Ethics, Supervisor**
45 **Responsibilities**

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47 Mr. Vericker and Mrs. Nussel went over the Sunshine Laws and responsibilities with the Board.
48 All Board members will receive supervisor booklets with information about the Sunshine Laws,
49 Code of Ethics, and supervisor responsibilities.
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52 **5. APPOINTMENT OF OFFICERS – Resolution 2020-01**

- 53 **A. Chairman**
54 **B. Vice Chairman**
55 **C. Secretary**
56 **D. Treasurer**
57 **E. Assistant Secretaries**
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59 The Board reviewed and discussed the officer positions. Supervisor Danielson will be the Chair,
60 and Supervisor Haddad will be the Vice Chair. Brian Lamb with Meritus will be the Secretary,
61 and Supervisor Davidson will be the Treasurer. David Jae, Kelly Evans, and Debby Nussel will
62 be the Assistant Secretaries.
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| MOTION TO: | Approve Resolution 2020-01 as stated. |
| MADE BY: | Supervisor Danielson |
| SECONDED BY: | Supervisor Haddad |
| DISCUSSION: | None further |
| RESULT: | Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously |

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72 **6. APPOINTMENT OF CONSULTANTS**

73 **A. Consider Appointment of District Manager/Assessment Consultant– Resolution**
74 **2020-02**

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76 Meritus will be the District Manager/Assessment Consultant.
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78 **B. Designation of Registered Agent/Office – Resolution 2020-03**

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80 Brian Lamb/Meritus will be the Registered Agent/Office.
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82 **C. Consider Appointment of District General Counsel – Resolution 2020-04**

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84 Straley Robin Vericker will be District Counsel.
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87 **D. Consider Appointment of Interim District Engineer – By Motion**
88 **i. Authorize RFQ for District Engineer**

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90 Strickland Engineering will be the Interim Engineer. The Board authorized an RFQ for District
91 Engineer.

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93 **E. Consider Appointment of Bond Counsel – Akerman LLP**

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95 Ackerman LLP will be Bond Counsel.

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97 **F. Consider Appointment of Investment Banker – FMS Bonds**

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99 FMS Bonds will be the Investment Banker.

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101 **G. Consider Appointment of Trustee – US Bank**

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103 US Bank will be the Trustee.
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| 105 | MOTION TO: | Approve the appointment of consultants as stated. |
| 106 | MADE BY: | Supervisor Danielson |
| 107 | SECONDED BY: | Supervisor Haddad |
| 108 | DISCUSSION: | None further |
| 109 | RESULT: | Called to Vote: Motion PASSED |
| 110 | | 3/0 - Motion Passed Unanimously |

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113 **7. BUSINESS MATTERS**

114 **A. Approve Notice of Establishment – By Motion**

115 **B. Consider Policy of Compensation for Board Members – Resolution 2020-05**

116 **C. Consider Policy of Reimbursement of District Travel Expenses – Resolution**
117 **2020-06**

118 **D. Consider Designation of Local Records Officer – Resolution 2020-07**

119 **E. Consider District Records Retention Schedule – Resolution 2020-08**

120 **F. Consider Fiscal Year 2019 Regular Meeting Schedule and Location – Resolution**
121 **2020-09**

122 **G. Consider Landowners' Meeting Date, Time, and Location – Resolution 2020-10**

123 **H. Consider Proposed FY 2019/2020 Annual Budget & Set Public Hearing –**
124 **Resolution 2020-11**

125 **I. Set Public Hearing for Uniform Method of Collections – Resolution 2020-12**

126 **J. Consider Rules of Procedure & Setting Public Hearing – Resolution 2020-13**

127 **K. Consider Policy Re: Support & Legal Defense for Board & Staff – Resolution**
128 **2020-14**

129 **L. Authorization to Obtain General Liability and Public Officers Insurance – By**
130 **Motion**

131 **M. Consider Designation of a Qualified Public Depository – Resolution 2020-15**

- 132 **N. Authorization of Signatories – Resolution 2020-16**
- 133 **O. Authorization to Disburse Funds for Expenses – Resolution 2020-17**
- 134 **P. Consideration Adoption of Investment Policy – Resolution 2020-18**
- 135 **Q. Consider Approval of Florida Statewide Mutual Aid Agreement – Resolution**
- 136 **2020-19**
- 137 **R. Consider Provisions for Public Comments – Resolution 2020-20**
- 138 **S. Consider Authorization of RFP for Auditing Services**
- 139

140 Mrs. Nussel went over all of the Business Items with the Board. All of the Board members
141 waived the supervisor fees. The Board authorized obtaining general liability and public officers
142 insurance. The Board appointed the Board as the Audit Committee and authorized the RFP for
143 auditing services.
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| 145 | MOTION TO: | Approve Business Matters A-S. |
| 146 | MADE BY: | Supervisor Danielson |
| 147 | SECONDED BY: | Supervisor Haddad |
| 148 | DISCUSSION: | None further |
| 149 | RESULT: | Called to Vote: Motion PASSED |
| 150 | | 3/0 - Motion Passed Unanimously |

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153 **8. PRELIMINARY REPORT PRESENTATION – ASSESSMENT BONDS**

154 **A. Consider Engineer’s Validation Report**

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156 The Board reviewed the Engineer’s Validation Report.

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| 158 | MOTION TO: | Approve the Engineer’s Validation Report in |
| 159 | | substantial form. |
| 160 | MADE BY: | Supervisor Danielson |
| 161 | SECONDED BY: | Supervisor Haddad |
| 162 | DISCUSSION: | None further |
| 163 | RESULT: | Called to Vote: Motion PASSED |
| 164 | | 3/0 - Motion Passed Unanimously |

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166 **B. Consider Bond Validation Report**

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168 The Board reviewed the Bond Validation Report.

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| MOTION TO: | Approve the Bond Validation Report in substantial form. |
| MADE BY: | Supervisor Danielson |
| SECONDED BY: | Supervisor Haddad |
| DISCUSSION: | None further |
| RESULT: | Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously |

C. Authorizing Issuance of Bonds/Filing of Validation Complaint – Resolution 2020-21

i. Master Trust Indenture

Mr. Williams went over the resolution with the Board.

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| MOTION TO: | Approve Resolution 2020-21. |
| MADE BY: | Supervisor Danielson |
| SECONDED BY: | Supervisor Haddad |
| DISCUSSION: | None further |
| RESULT: | Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously |

D. Consider Authorization of Chairman to Accept or Execute Certain Documents – Resolution 2020-22

The Board reviewed the resolution.

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| MOTION TO: | Approve Resolution 2020-22. |
| MADE BY: | Supervisor Danielson |
| SECONDED BY: | Supervisor Haddad |
| DISCUSSION: | None further |
| RESULT: | Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously |

E. Other Matters Related to Financing

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9. ADMINISTRATIVE MATTERS
A. Request for Working Capital – By Motion

10. STAFF REPORTS
A. District Counsel
B. District Engineer
C. District Manager

There were no further reports from staff at this time.

11. BOARD MEMBERS' COMMENTS

There were no Board member comments.

12. PUBLIC COMMENTS

There were no public comments.

13. ADJOURNMENT

| | |
|---------------------|---------------------------------|
| MOTION TO: | Adjourn. |
| MADE BY: | Supervisor Danielson |
| SECONDED BY: | Supervisor Haddad |
| DISCUSSION: | None further |
| RESULT: | Called to Vote: Motion PASSED |
| | 3/0 - Motion Passed Unanimously |

240 *Please note the entire meeting is available on disc.

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242 *These minutes were done in summary format.

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244 *Each person who decides to appeal any decision made by the Board with respect to any matter
245 considered at the meeting is advised that person may need to ensure that a verbatim record of
246 the proceedings is made, including the testimony and evidence upon which such appeal is to be
247 based.

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249 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly
250 noticed meeting held on 12-18-19.

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253 _____
254 Signature

255 David Joe
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257 Printed Name

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259 Title:

- 260 Secretary
261 Assistant Secretary

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Signature

Bruce Danielson

Printed Name

Printed Name

Title:

- Chairman
 Vice Chairman

Recorded by Records Administrator



Signature

12/18/19

Date

Parrish Plantation Community Development District

SEAL

Established October 8, 2019
Manatee County, Florida

Official District Seal